ARRIVAL OF THE ENGLISH MAIL.

The Steamship *Canada* with the English Mail arrived at Halifax on Wednesday morning last, in 10 days from Liverpool. Her latest dates are to the 10th inst. The Mail was received here on Friday morning. The following summary of the news we gather from the Halifax Evening Express.

Of miscellaneous foreign news we may mention a rumoured plot against the Russian Emperor and several of his family, the approach of a political crisis in Russia, of a reported alliance between that power and Austria, the refusal of the King of Prussia to visit Napoleon III, the visit of the King of Sweden to the French Emperor, and a rumour of the approaching visit of the Sultan both to Paris and London.

Parliament was prorogued on the 6th inst. The Queen's speech is very meagre. Willmer makes the following reference to it:—

In the session of Parliament which closed on Tuesday an effort is made by the advisers of the Crown to make in the Queen's speech the most of results which are for the greater part barren and unsatisfactory. The allotment of the seats, for instance, forfeited by Sudbury and St. Albans to four other constituencies, is prominently paraded; the new measure relative to Bankruptcy and Insolvency is trotted out for an airing; the revision of the Criminal Law is an object of panegyric; the opening of the public service to the natives of India who may be duly qualified, holds a conspicuous place: an improvement of the law relative to the relief and removal of the Poor,—a scheme for assisting agricultural improvements in several parts of the kingdom, and an act respecting Harbours of Refuge,—all these, it will be seen, are exhibited in the spirit with which puffing tradesmen display their best wares; and indeed the struggle for supremacy between those who are in office and those who desire to be there, reminds the public too keenly of the efforts of rival shopkeepers to damage each other in public estimation by exalting each his own products and disparaging those of his neighbour.

The Bishop of Durham died at Newcastle on the 9th inst. The deceased prelate was a near relative of Lord Clarendon, and the successor of him to whom Lord John Russell, ten or twelve years back, addressed his celebrated letter. He has not long enjoyed his see—one of the richest in the kingdom.

Not the least interesting feature in the proceedings of Parliament, before the adjournment, was the reference made in both Houses to the Galway contract. Lord Palmerston had previously declared that he would give his answer to the numerous enquiries addressed to him on this subject before the close of the session, and he delayed all reference to it until the very last moment. The substance of the answer was that the Galway Company were not in a position to carry out the Government contract, either with reference to eligible ships or capital, and that if, before Parliament assembled again, the company would so qualify themselves, Government would give them the preference. If the contract had now to be made for the first time, Lord Palmerston distinctly intimated that he would have thrown it open to competition; but as the shareholders had already been severe sufferers they were entitled to some consideration. Lord Fermoy put in a claim for the conveyance of the mails to and from Cork, but the Premier gave little encouragement.

The French journals are pretty unanimous in the expression of a desire that the troops of that country should abandon Rome, and they refer with some warmth to the insult which the Papal Minister at Rome recently put upon the French General in the Eternal City and upon his master the Emperor; but it is very doubtful whether this misunderstanding will have any effect. A letter in a London morning journal from Paris states that the Pope himself is very anxious for the withdrawal of the French garrison, and that, when that event occurs, their place will be supplied by Austrian and French troops.

Some interest has been attached to a statement in the Russian official journal of St. Petersburg, to the effect that the cession of Sardinia to France would endanger the safety of Europe. The Russian writer was referring to the speeches in the House of Commons a few weeks back by Mr. Kinglake, Sir Robert Peel, and Lord J. Russell on the subject, and the inference drawn is, that the sympathy between France and Russia cannot be very acute, or such a declaration as this would not have been made. We must take the inference for what it is worth,—and that seems to us to be very little.

The Lords of the Admiralty have introduced a very sensible arrangement into their regulations respecting old ships of war. Formerly vessels that were unfit for service were broken up, at present an order has been given to sell fifteen old war ships, now lying in the Medway. The ships vary in size from 4 guns to 26, and no doubt many of them will be useful as coasting vessels, though unfit for ships of war.

IRELAND.

The Queen's Visit to Killarney.—The preparations which are in progress at Killarney-house by Lord Castlerose, are most superb and costly. A magnificent marquee, of a costly nature, is to be erected at Derrycunnihee, by Lord Castlerose, where, it is stated, the royal family will dine on the second day of their visit. This place has been selected by his lordship as the most beautiful spot in the vicinity of the lakes, and is situate to command views of the Upper Lake, Muckross-house and demesne, the cascade, and the peaks of the chain of mountains, including the Reeks—the Irish Alps. The preparations at Muckross are similar.—*Cork Examiner.*

The Queen's Visit.—It is now authoritatively stated that the Queen will leave Holyhead early on the morning of the 22nd August, for Ireland. She will proceed to Kingstown by the Victoria and Albert steam yacht. Her Majesty will be accompanied by the Prince Consort, and four members of the royal family. The preparations at the Viceregal Lodge, and for her reception at Killarney, are complete.

The *Court Journal* states that Earl Granville is the minister selected to attend her Majesty during her approaching trip to Ireland.

CIVIL WAR IN THE STATES.

INCIDENTS OF THE WAR.

From a Boston paper we learn that the Bangor (Maine) *Democrat* printing office was completely cleared out, and the contents burnt on the street, by a mob, on Monday last.

Within the five days previous to the 13th ten new regiments had arrived at Washington.

Beauregard's official report of the battle at Bull Run states that the Confederate army lost in killed and wounded 1470.

Report says that at the Bank meeting at New York on Monday, a most cordial feeling was manifested towards the Government, and a proposition was made that New York, Philadelphia and Boston should subscribe for the whole of a loan of $40,000 000, and to have optional preference for the award of like amount in October, the Secretary of the Treasury being recommended to withhold the issue of small rates for the present.

Secretary Chase estimates the average expenditure of the Federal authorities at $1,000 000 per day. There have been days in which it has been $2.000.000.

Ex-Minister Faulkner, who it is said holds a commission of Brigadier General in the Confederate army, was arrested and conveyed to jail in Washington on Monday last.

Daily accounts from Jeff. Davies are still received at Baltimore. In one of his last letters he said that they were so preparing that immediately after the next repulse they would advance on Maryland. With this purpose they are now fortifying Mathias Point, the most dangerous peninsula on the Potomac, and of the points of communication by way of Port Tobacco, Benedict and Leonard, in St Charles and St. Mary's Counties, Maryland, with the Secessionists of Baltimore.

Boston, August 15.

Advices from California report a force of 13 000 Rebels marching to subjugate Lower California.

The Rebels are threatening to attack Point of Rocks, which is defended by Gen. Banks' division.

The inhabitants of Springfield, Missouri, are leaving, fearing an attack from the Rebels.

Gen. Pillow, at the head of 17 000 Rebels, is advancing towards Cairo, Illinois.

Gen. Fremont is actively preparing for an advance from St. Louis.

The Boston, New York and Philadelphia Banks have taken fifty millions of the new Government Loan.

THE BATTLE OF MISSOURI.

Rolla, Mo., Aug. 13.—The following additional account of the battle at Springfield is furnished by eye-witnesses, who left Springfield on Sunday morning and came here on horseback:

Our army marched out from Springfield on Friday evening with only 3500 men, the Home Guards remaining in Springfield. Our forces slept on the prairie a portion of the night, and about sunrise Sunday morning drove in the outposts of the enemy, and soon after the attack became general.

The attack was made by two columns by Generals Lyon and Sturges, General Sigel leading a flanking force of about 1000 men and four guns on the south of the enemy's camp. The fight raged from sunrise till 1 or 2 o'clock in the afternoon. The rebels in an overwhelming force charged on Captain Totten's battery three distinct times, but were repulsed with great slaughter.

General Lyon fell early in the day. He had been previously wounded in the leg, and had a horse shot from under him. The Col. of one of the Kansas regiments having become disabled, the boys cried out, General, you come and lead us on. He did so, and at once putting himself in front, and while cheering the men on to the charge received a bullet in his left breast and fell from his horse. He was asked if he was hurt, and replied "No not much," but in five minutes he expired without a struggle.

General Sigel had a very severe struggle and lost three of his four guns. His artillery horses were shot in their harness and the pieces disabled. He endeavored to haul them off with a number of prisoners he had taken, but was finally compelled to abandon them, first, however, spiking the guns, and disabling the carriages. About one o'clock the enemy seemed to be in great disorder and retreating, setting fire to their train of baggage wagons. Our forces were too much fatigued and cut up to pursue, so the battle may be considered a drawn one.

Gen. Price was not killed. There were rumors on the field that Ben McCullough was killed, but the rebels denied it.

Our loss is variously estimated from 150 to 300 killed and several hundred wounded.

The enemy's loss is placed at 2000 killed and wounded.

The Examiner.

Charlottetown, P. E. I., August 26, 1861.

LAND COMMISSION.—HON. MR. HOWE'S EXPOSITION OF THE AWARD.

Charlottetown, Tuesday, Aug. 20, 1861.

In consequence of the Hon. Mr. Howe's having consented to receive a deputation of the Delegates appointed by the tenantry, together with any of their friends whom they might invite to accompany them, to receive from him an explanation of the leading principles, and a statement of the substance, of the Award or Report of the Land Commission, Benjamin Davies and William McGill, Esqrs., Hon. Mr. Whelan and Mr. Colin McPhee, composing the Deputation of the Delegates, and Hon. Mr. Coles, M. P. P., Hon. Mr. Hensley, M. P. P., Hon. Mr. Hutchinson, M. L. C., Andrew Mitchell, J. H. Calbeck, D. McIsaac, C. B. Bagster, Ronald Walker, Malcolm McLeod, Charles Bell, and Albert Yates, Esquires, Messrs. Lauchlan McLean and Charles McLean, of West River, W. Watson, of Montague, Esqr., Mr. B Bell, Hope River, Messrs. Neil Stewart and Malcolm McAlder, of De Sable, C. C. Vaux, Esqr., and Ronald McDonald, of Pisquid, Esqr., and several others, friends of the Deputation, and invited by them to be present on the occasion, waited, this day, Tuesday, 20th August, 1861, at 3 o'clock, p. m., upon the honorable gentleman, for the purpose above signified, at his lodgings at the Terrace House, and were received by him with the greatest courtesy.

Amongst other gentlemen present upon the occasion, but whose names have not been given above, were Hon. Mr. Laird, M. P. P. and M. E. C., George Beer, Esqr., M P. P., W. H. Pope, Esquire, Colonial Secretary; John Morris, Esqr., J. B. Cooper, Esqr., and Mr. David Laird, Editor and Proprietor of "*The Protestant.*" Cornelius Howat, Esqr., M. P. P., of Tryon, being in town, and one of the Delegates of the tenantry, was notified to make one of the Deputation; but he did not attend.

The Hon. Mr. Howe, having in a most willing and obliging spirit, sanctioned the appointment of a Reporter to take notes of his purposed explanations, with a view to their publication for the information of the people at large, at once proceeded to give an exposition of the principles and particulars of the Award which has been made by his brother Commissioners and himself, which, in substance, was as follows:—

Mr. Howe said that his visit to the Island, at the present time, was unconnected with the Land Question. He had come solely with a view to render the Steamboat service on the Gulf more perfect and useful to both Provinces. On his arrival here, however, he had seen in one of the papers what appeared to be a garbled and inaccurate report of the Award, and had thought it due to his brother Commissioners and to the people of the Colony to correct those errors, which he had done in a letter, over his own signature, which they would find in the *Examiner*. He had yesterday received a note from Benjamin Davies, Esq., Chairman of a Committee of Delegates, enclosing a copy of a letter which that gentleman had addressed on the 16th of August to the Hon. John H. Gray, requesting to be favored with an outline of the Commissioners' Report. He thought it his duty under all the circumstances, and to satisfy the very natural anxiety of the people, to intimate to Mr. Davies that if the Delegates would call upon him he would be happy to give them any information in his power. This meeting had grown out of those communications. He saw no necessity for mystery in the matter; on the contrary, the sooner the general principles embodied in the Report of the Royal Commissioners were universally known in the Island the sooner all parties would prepare for the legislation which would be required to give effect to it. The Report itself had been sent to His Grace the Duke of Newcastle to be laid at the foot of the Throne. The Commissioners would have been glad to have sent forward a copy for the information of the people whose interests were so deeply involved, but in our monarchical country there were certain forms, which, however they might sometimes seem to retard public business, it was graceful and prudent to observe. In accordance with official etiquette, therefore, it had been deemed proper that the Report should be transmitted to the Lieutenant Governor through the Secretary of State. He had no doubt that it would be printed in England and sent to the Island without any unnecessary delay. He had no copy with him, and of course could not pretend to give them from memory more than an outline of a document that covered hundreds of pages. He would do his best, however, to explain the general views and decisions propounded by the Commissioners.

In the *Examiner* of yesterday there was an abstract that was in the main very accurate. There was one paragraph, however, which though correct so far as it went, did not convey the entire judgment of the Commissioners. The paragraph read thus:—

"The Commission consider that the original grants were improvident, and the conditions not complied with; but owing to the lapse of time, it is deemed inexpedient to interfere with them. The Commission are of opinion that the Government of the Colony have always had and still possess the power to establish a Court of Escheat."

This is true, so far as it goes. The Government of Prince Edward Island always had, like all the other Colonial Governments, the right to Escheat lands as part of its Constitution. But the Commissioners decide, that as this right has not been exercised for 43 years, that as the Crown had expressly instructed the Governors not to sanction any such measures—as, though power had changed hands, no political party had resorted to this remedy, it was now too late to talk about Escheat, and that a solution of the difficulties must be sought in other directions. Besides, the Commissioners were opposed to Escheat, because if the original grants were annulled all title would be swept away. Freehold and leasehold would be alike unsettled, and it did not follow, even if juries could be got to despoil the grantees, that the lands would belong to those who occupied them. For these, and other reasons, it would be seen by the Report that the Commissioners while recognizing the abstract power of the Government, put aside the plan of escheating the lands as impracticable and absurd at the present day.

On one point Mr. Howe said that he wished to offer an explanation. It was very natural that the people of Prince Edward Island should be impatient of delay, and anxious for an early decision. But he had known a Chancery suit involving the title to a single estate to last for fourteen years. It was no uncommon thing for a suit about land in our Common Law Courts to run over two or three terms. The Commissioners were all busy men, surrounded by public and personal engagements. A million of acres were involved in the Land Question, and the rights and interests of 70 or 80,000 people. It could hardly be said that the Commissioners, in adjudicating upon the varied and momentous questions covered by their Commission, in eighteen months could be charged with want of zeal, decision and industry. For himself he would have preferred to have had another year, because although he believed that they had exhausted the evidence, and carefully examined the bearings of every question, still another year might have been well spent in reviewing the whole case, and in giving to the language of the Report greater condensation and precision. But the Commissioners had felt from the first that every hour's delay was fatal or injurious to some existing interest. They had, therefore, not only given to the Commission all their leisure hours when separated, but when together had labored most assiduously. At Rothsay he was rarely in bed after four o'clock, and the daily labours of the Commission never closed till six. He trusted, therefore, that all parties would be satisfied that there had been no unnecessary delay.

Upon another point it was due to all parties that an explanation should be made. When the Commissioners were here last summer they held an open Court for weeks together in all parts of the Island, and heard every body, either personally or by delegate. A vast body of testimony was thus accumulated, but as almost everybody was a witness for himself or gave testimony under strong party or personal bias, it became indispensable that the Commissioners should be in a position to check the statements by returns and information collected by a competent person whose errand to the Island nobody knew. To perform this service Mr. George Wightman was selected, and as that gentleman was perhaps not much known here, it might be satisfactory to the people to know something about him. George Wightman was born on the banks of the Shubenacadie, and has been familiar with farms and farming from his boyhood. Having a natural turn for science, he taught himself engineering, and when Sir James Kempt came to our Province from the battle fields of the continent, where he had seen Napoleon's great roads, he brought with him McAdam's Treatise, and began to turn public attention to the improvements suggested. At that time all our great roads ran over the hills. Wightman was employed to resurvey them, and many of the best roads of our country we owe to his skill and to that of the young men who he trained in this service. When the St. Andrew's Railroad was commenced he sought employment on that work, where he learned and taught a good deal. When the line from St John to Shediac was commenced, Mr. Light, who knew Wightman's value, took him there, and has assured me that in the completion of that great work Wightman's practical knowledge and experience were of the utmost value. A man so trained was just the man we wanted, particularly when we knew that his character and simple habits placed him above all temptation. The value returns, tables, and observations, appended to their report, would justify the selection. These contained a vast deal of information touching the soil, timber, sales of land, fertilizers and productive power of the Island, which would be found of great value, and the scientific deductions drawn from the Census Returns would be found of great use to all parties who might be called upon to fix hereafter the value of the farms. It had been objected that Mr. Wightman's mission had not been announced, but if it had been, the very object would have been defeated, because he would have been liable, as we were, to be misled by those whose interests colored or exaggerated their statements.

Mr. Howe said that he was happy to be able to assure the Delegation that the Commissioners had acted in a spirit of harmony. They had discussed every point with the most perfect frankness—had never decided anything by a vote, but had invariably come to a common conclusion. The Report was of course unanimous. It was due to his brother Commissioners to say that both Mr. Gray and Mr. Ritchie had, from the first, acted in an elevated and fair spirit. Had the Commissioners merely represented opposite interests, antagonism, and a majority and a minority report, ending in no practical advantage, would have been the result of their labors. That in a document so voluminous some errors might be found, was more than probable; that the whole would be sharply criticised, he well knew, but he had no fears but what that, when carefully read and fairly weighed, justice would be done to the Commissioners by the great body of the people.

The first part of the Report contained a history of the Land Question, down to the appointment of the Commission. To understand the question and to prepare this narrative had cost a deal of labor. Public correspondence and documents of various kinds, scattered over old journals, newspaper files, and pamphlets, embracing a period of 70 or 80 years, had to be searched for, read and collated. Their thanks were due to gentlemen on all sides who had directed their attention to many of these documents; but they had to be studied, and the study of them necessarily took up much time. The Commissioners did not consider that they were in a condition to decide till these old files had been searched, till the evidence collected here had been digested, and until Mr. Wightman's labours had also been brought to a close. When all these sources of information had been exhausted, not a moment had been lost in deciding upon general principles, and preparing and signing the Award.

Gentlemen present would readily comprehend the heavy responsibilities which rested upon the Commissioners. As jurors they would not decide upon the title to a single fellow-subject's estate without grave doubt and deliberation, and a sense of heavy obligation to do what was just and right. How much more onerous the burthen when a million of acres and the rights of thousands were involved. It was a relief to feel the burthen off the mind; it was, perhaps, too much to hope that the verdict would give universal satisfaction.

Coming to the main question referred to them the Commissioners decided that the granting away of the whole Island in blocks of 20,000 acres each, was an improvident exercise of the prerogative of the Crown. But even improvident grants can only be revoked by a legal process, which had never been resorted to. There was no doubt that all the grants were forfeited for breach of conditions in not settling the lands with foreign Protestants. There is little doubt that they were forfeited over and over again for non-settlement and non-payment of Quit Rents, but as the Crown was the sole judge in all these cases—as the Crown not only did not avail itself of the laches of the subject, but actually forgave them, and confirmed their titles by authoritative declarations over and over again, the Commissioners justly decide, yielding everything that Mr. Cooper and other gentlemen have ever claimed, that the title of the proprietors cannot now be disturbed. With respect to the leases it was equally clear, that when a man had signed a lease, and in a written document had signed an acknowledgment of title, it was too late for him to ask the Commissioners to pronounce that bad which he had himself confirmed. All leases must, therefore, be regarded as valid and binding upon all parties.

As regarded the Quit Rents the Commissioners considered the Treasury minute binding, and that all the arrears were remitted up to that period. As long as the Land Tax Act remained on the Statute Book, no Quit Rents could be collected. When that Act was repealed the Quit Rent of course revived. It was apparent, then, that the conversion of the leasehold tenure into freehold could only be accomplished by a compromise, and it had appeared to the Commissioners that an extension of the principles of the Land Purchase Act passed by the Island Legislature some years ago, offered the fairest basis of compromise—the best solution of the difficulty that could be devised. The Commissioners therefore strongly recommend to Her Majesty's Government to guarantee a Loan to the Colony of £100 000 sterling, to be loaned on the pledge of the general revenue of the Island, to be applied to the purchase of the estates, and repaid out of the money paid by the tenants for the conversion of their tenures. With a cash account to this extent at the disposal of the Government, the competition of proprietors for the money would determine the value of lands. There would be no necessity for coercion. The estates would be bought at prices which would enable the Government to resell them low, and to remit all the arrears as had been done in respect of the Worrell and Selkirk Estates. If the prices paid for those properties formed any criterion, then for about 2s. 6d sterling per acre 800,000 thousand acres could be relieved from the leasehold tenure. Adding what was already free, there would remain but about 160,000 acres which could easily be purchased as the proceeds of the Selkirk and Worrell Estates came in. If the prices demanded were higher the operations might take a longer time; but far and above all other solutions of the difficulty this mode was certainly to be preferred.

This was the first solution of existing difficulties recommended by the Commissioners, and it was in their opinion, far above and beyond all others, the best. But should the Imperial Government decline to guarantee a Loan, or the Provincial Government refuse to tender the securities, then other remedies were provided. There were two. It was in evidence before the Commissioners that some leasehold properties were selling at high prices, and that for others the landlords had refused from the tenants 20s. sterling an acre. It was clear that, however valuable these properties might be, the landlord's interest in them was but 20 years purchase. The Commissioners then award, that when any tenant shall tender to his landlord 20 years purchase, or £100, the landlord shall be bound to give him a deed, and if the tenant pays in cash, a deduction of 10 per cent. Under this clause tenants can at once, and without delay, convert their farms and become freeholders. If the tenant is not prepared to pay the money down, he may pay by instalments of £10 a year for ten years, the rent diminishing as the instalments are paid.

But many farms are not worth 20 years purchase, and many are worth very little. To provide for all such cases the Commissioners award, that any tenant who wants to purchase may tender to his landlord what he conceives to be the value of his farm, say £30 or £40. If the landlord accepts there is an end of the matter. If he declines he must appoint an arbitrator, the tenant appoints another, and if these two cannot agree they appoint a third. These three men fix the price to be paid for the farm. If it exceeds the tenant's offer the tenant pays the expense of the arbitration. If it does not, the expenses are to be paid by the landlord. The award is final and binding upon all parties without appeal. The expenses could not exceed a few pounds. By this simple machinery, said Mr. Howe, every lease in the Island may be converted into freehold should the British Government, which I trust it will not, decline to guarantee a loan.

The process of arbitration was common in all our Courts. The people were familiar with it. There would of course be decisions as various as the localities, and the materials of which these simple tribunals were composed. But that could not be helped. The Commissioners would much have preferred a skilfull valuer for the whole Island, but they had no power to appoint or pay such an officer, and it was quite clear that a valuer appointed by the Government would not give satisfaction. There might be, under the system proposed, some eccentric valuations. A farm at one end of the Island might be valued too high and one at the other too low, but, after all, the system was the best that could be devised, and no system was perfect. Tenants whose price was fixed by arbitration, would be entitled to a discount of 5 per cent. for cash, and could pay by instalments if they preferred that mode.

The Commissioners, for a time, clung to the belief that they could fix some medium price, which could be applied to the whole Island. But they were compelled to abandon that idea. Some lands were worth $10 an acre, some were not worth 5s. No medium price could have been fixed that would not have worked frightful injustice. If fixed too low the best properties would be sacrificed. If too high the poorer class of tenants could not purchase at all.

As respected the arrears of rent, the Commissioners had been most anxious to act fairly between man and man. Very large arrears had accumulated on many of the estates. After anxious deliberation the Commissioners had decided to strike off all the arrears which had accrued prior to 1858. This left to the landlord as much as in most cases he could ever collect, and it freed the tenant from a heavy burthen. Arrears of rent must of course be paid up before the landlord was bound to sell, but the tenant would have no difficulty in borrowing what he wanted when his title to the farm was to be confirmed by the transaction.

Mr. Howe said he had seen it stated in the *Examiner* that proprietors and their agents had, since the appointment of the Land Commission, been exerting themselves by the exaction of judgment bonds, promissory notes, and other securities from such of the tenants as were in arrears. That might be the case, and he Commissioners might regret that it was so, but they had no power to prevent them, or to arrest the ordinary course of law. All that they could do was to hasten their decision, and now it was quite clear that the sooner that the Award was confirmed by legislation, the sooner would the tenantry be protected from any pressure of this kind.

On reviewing the actions of our ancestors we sometimes think them great fools, as our posterity will think us hereafter. Of all the acts of folly committed in relation to this Island, perhaps there was none greater than that of drawing a cordon of 500 feet all round the Island, and calling it a Fishery Reserve. In Nova Scotia, where no such reserve existed, a resident Fishery had sprung up all round the coast. In Prince Edward Island, with the reserve, the Fisheries were of comparatively little value. The Commissioners abolish this absurd reservation, and allow the lands to merge into the adjoining properties, whoever may own them. But, that a resident Fishery may spring up, they provide that any man wanting to carry on the Fishery may purchase from the Government a lot below high water mark, and be entitled to purchase from the owner of the upland an acre immediately behind it. If there is any dispute about the price of the acre, which in nine cases out of ten there is not likely to be, then the value is to be fixed by arbitration. Of course a man's orchard or barn yard is not to be taken. But he had no doubt that the good sense of the Legislature would regulate the mode in which the general views of the Commissioners were to be carried out, and he had as little doubt that a valuable resident Fishery would be the result of this policy.

The loyalist claims had not been forgotten. It was apparent that some of the proprietors had in good faith and in a generous and patriotic spirit, dedicated portions of their lands to the relief of the loyalists. There was too much reason to suspect that others merely made the tender to evade the payment of their Quit Rents. But, after the lapse of more than half a century, the Commissioners could not distinguish between them, nor could they compel those who owned the lands now to appropriate them for the benefit of others without their own consent. But the matter as it stood in the papers was not creditable, and these old claims ought to be set at rest. That they might be the Commissioners recommend that out of any Crown Lands that now are or hereafter may be in possession of the Government, they shall be satisfied, the burthen of proof that his claims are valid resting upon the applicant.

The claims of the French had seriously engaged the attention of the Commissioners; but the facts of history were against them. When the French had forfeited Louisburg and possessed Cape Bretan, Prince Edward Island was their granary; and the French here, no doubt, aided and abetted in all those hostile incursions and breaches of treaty which led to the expulsion of the Acadians from Nova Scotia. Small blame to them for adhering to their own flag and fighting for their own nation. But as they did so, they must accept the misfortunes and casualties of war. They [illegible] their lands, as many other worthy people did before them, by adhering to the falling cause. In Nova Scotia and New Brunswick, though the French, who are every where a worthy and amiable people, now own lands and have thriving and populous settlements, it does not appear that any of the lands confiscated in 1758 were ever restored to them. However much, therefore, the Commissioners might regret that it was so, it was quite apparent that the French in Prince Edward Island must follow the fortunes of those upon the Mainland.

The right of the Indians to the undisturbed possession of Lenox Island and the hay lands that surrounded it, had been confirmed by the Commissioners.

Having run over, as briefly as I can, speaking from memory, the outlines of the Report, permit me to observe, said Mr. Howe, that upon the public men of the Island it now depends whether any good shall result from the labours of this Land Commission. If you, laying aside all personal rivalries and party considerations, give legislative sanction to this Report, I believe that these old vexed questions will be adjusted, and the prosperity of the Island secured. We have discharged our duty. Do yours, and all will be well. I do not mean to say that our Report is perfect. I am prepared for disappointment in many quarters where people have been taught to expect too much. But I am quite confident that when the award comes to be carefully read and pondered by the people, they will do us justice, and that rational men will say that we have, under all the circumstances presented, dealt fairly and justly by all parties.

In the absence of my brother Commissioners, it may not be out of place for me to say that both those gentlemen discharged their very delicate duties with a degree of thoughtful appreciation of the magnitude of the great interests committed to their care, and in a spirit so independent and yet so conciliatory, that they are entitled to your highest respect. Permit me also, in their names and my own, to acknowledge the obligations which we are under to the people of this Island for the confidence, courtesy and kindness shown to us on all occasions and in every part of it. In mixing freely with the public men of the Province, we have carefully abstained from the expression of any opinions upon the mere party questions of the hour, nor do I wish to touch them now. Parties, and party strife, and even party acrimony and injustice, are the prices we pay for freedom. You will always have these. The Land Question is not indispensible as a battle ground. There are others of sufficient magnitude and importance to engage your attention and employ all your energies when this is swept from the field of controversy. Let me implore you then to approach this great subject in a becoming spirit, and to lend to your country your best abilities to give vitality and security to this award by practical legislation. If you do, trust me when I say that Prince Edward Island will enter on a new era, and that her industrial developement and social elevation will be rapid and strongly marked in the happier future before her.

I have said that there are many questions to engage the attention of thoughtful public men. I will refer to but one—the Fisheries. As I stand upon the Shores of the Strait of Canso, and see the white sails of hundreds of American fishermen gliding into this Gulf to carry away the treasures that surround you—when I know that out of a single County of my Province a hundred beautiful schooners are sent here every summer on the same errand, I am smitten with wonder that the people of Prince Edward Island appear so indifferent to the value of treasures which all the rest of the world so highly prize; and if I were a native of this Island I would never rest till my countrymen had vindicated their right to largely appropriate the resources of the surrounding seas, which God has so abundantly enriched. From the prosecution of the fisheries will spring more of Foreign Trade and the steady growth of a Mercantile Marine. Towns will rise up along the sea coast, giving a domestic market for the produce of the soil. Questions such as this are worthy of the consideration of your public men, and the developement of the resources of the Island, moral, intellectual and industrial, will, I trust, task their highest powers when these old questions have been adjusted and forgotten. I trust, at no distant day, to see these maritime Provinces more closely united—their great lines of communication strengthened and improved; and at some more appropriate season it will give me pleasure to explain to you how all this may be brought about.

Here the Hon. Mr. Howe would have concluded his remarks, but the Hon. Mr. Whelan having stepped forward, and apologetically requested to know, for the information of the people, what course, if any, the Commissioners, in their Award, had recommended to be pursued with respect to those Proprietors who had not been consenting parties to the appointment of the Commission, and whom the Duke of Newcastle had said, in one of his Despatches, would not therefore be bound by the Award of the Commissioners:

The Hon. Mr. Howe.—Yes, the Duke of Newcastle had certainly said that the Commissioners had no power to bind the proprietors who were not parties to the reference; but, at the same time, His Grace had given a most significant hint that they must, if they refused, expect no aid from him if difficulties arose hereafter. The view taken by the Commissioners was this: That as the Crown had overlooked all the laches of these people—had forgiven them their arrears and paid the Civil List, which they ought to have paid out of the Treasury of Great Britain, that they were bound to submit to any policy which had the sanction of the Imperial and Provincial Governments. If they did not, the Commissioners thought they ought to be constrained by legislation. Whatever their rights were, they should bend before the public interests, as those of the Seigneurs of Canada, of the Slave owners in the West Indies, or of the owners of the encumbered estates in Ireland had been made to bend, when great interests or high moral consideratons were at stake.

Benjamin Davies, Esquire, then came forward, and apologising to the Hon. Mr. Howe for the trouble he was about to impose upon him, by presuming to require from him some information on a point to which he had not adverted in the explanation which he had so fully and kindly given, said—Public interests, as well as private, were, in his opinion, to a certain extent, placed before the Royal Land Commission, to be adjudicated upon by them; and he conceived it to be the duty of public men to look, in an especial manner, with a careful and jealous eye to the preservation of public rights when they were in any way called in question; for if they suffered public rights to be invaded and infringed upon, the invasion and diminution of private rights could scarcely fail to follow as an inevitable consequence. In listening to the information which his Excellency had so kindly afforded, he had failed to discover that any arrangement had been made for the protection or satisfaction of the claims which the people had upon the lands held by the proprietors. On the contrary, his Excellency had said that the Commission—induced thereto by various considerations—had confirmed the original grants; and that lapse of time and the tenor of various despatches from the Colonial Office had confirmed them in the propriety of remitting the Quit Rents also to the proprietors; and he had also understood his Excellency to say that the Colonial Government had not, as guardians of the sacred trust reposed in them by the people, taken any action to lead the Commissioners to believe otherwise than that the Government admitted the validity of the proprietary claims. As such was the case, he would just beg leave to state that the people very generally and their friends laboured under the opinion that the Royal Commission would point out the forfeited and other lands which were the property of the people, as well as state the amount of debts due to the Colony in the shape of Quit Rents and otherwise. When, in the year 1854, that part of the Civil List of the Colony which had been borne and paid by the Imperial Government ceased to be so paid, and the people, through the action of their Parliamentary representatives, took upon themselves the burthens of the whole Civil List, they did so on the express condition and with the assured understanding that, in return for their so doing, there would, over and above the concession of self government, be surrendered and placed at the disposal of the Colonial Legislature all the quit rents, crown lands, and permanent revenues belonging to the Crown in the Colony; and, therefore, the people and their friends had confidently expected that the Royal Commission would fully make good to them all that, at the period of which he had just spoken, had been promised to them on the part of Her Majesty, through Lieutenant Governor Bannerman. But His Excellency (Hon. Mr. Howe) had said, if he (Mr. Davies) had comprehended him aright, that in consequence of the Government's having declared that there were no public interests of a nature likely to clash with the proprietary claims to the lands of the Colony, the promises so sacredly guaranteed at the time he (Mr. Davies) had just referred to had not been, or could not be entertained.

The Hon. Mr. Howe.—No decision of ours could affect the Civil List Bill. All the rights acquired under it belong of course to the Colony. But what was legally remitted, prior to the passage of that Act, could not have been transferred by it. This is the view we take, but the legal rights of the Province could at any time be tested under the Civil List Bill independent of our award. The Crown was to decide what it did or meant to transfer. A Court of Law might decide even against the Crown, but the Commissioners had no power to reinvest the Crown with rights or revenues that they thought had been remitted.

George Beer, Esquire, M. P. P., then presenting himself to the notice of Mr. Howe, thanked him for the very elaborate exposition of the Award which he had been kind enough to give. He (Mr. Beer) could have wished that the purchase money had been fixed by the Commissioners at a more moderate rate. Twenty years' purchase would certainly be a high valuation for farms in general, although some might be worth it. He was, however, glad to find that the Award provided machinery by the operation of which tenants would have it in their power to decline compliance with such valuation, or any other on the part of their landlords which they might think too high; and, he believed, much benefit to the tenantry would result from the arbitration clause of the award. There was great diversity as to the quality of the soil in different parts of the Island; but, under the operation of the arbitration clause, that fact would in every case receive due consideration, and the award as to the value of the farm be made accordingly. In the matter the Commissioners had, he thought, gone quite as far as it was possible for them to go, with due and impartial regard to all the interests concerning which it had been their important duty to deliberate and decide; and as the people in general were becoming quite impatient to know the result, he was pleased to think that the report of his (Hon Mr. Howe's) exposition of it would, in a great measure, relieve the public mind from anxiety on account of it. He again thanked Mr. Howe for the satisfactory manner in which he had explained the most important particulars of the Award—from which, he doubted not, a great deal of good would ultimately result to the tenantry. The duties of the Commissioners had certainly been of a very onerous nature.

Hon. Mr. Whelan, M. P. P., having previously consulted with the other members of the Deputation, came forward, and addressing the Hon. Mr. Howe, said—He begged leave to tender him the thanks of the Deputation for the very full and minute information which, at their request, he had been pleased so candidly and courteously to communicate to them for the information of the people. Such information had for some time back been most anxiously looked for by them; and he would undertake that it should, as soon as possible, be transmitted to every quarter of the Island. They would, doubtless, be glad to receive it; for although the decisions by which they would learn the Royal Commissioners had arrived might not equal their expectations, it would yet afford them relief from the anxiety and suspense to which they had so long been doomed respecting it. He hoped, however, he should be excused from saying that he much regretted that etiquette should have been thought to prescribe that a duly authenticated copy of the Award should not reach the people in any other way than by the circuitous route through Downing Street; for—owing to official delays and other causes—it might yet be several months before the transmission of it to the Island would be made from the office of the Secretary of State. Mr. Whelan then concluded by again—for himself and his brother Delegates—thanking Mr. Howe for the very full and particular information which he had communicated, and for the very kind and candid spirit in which he had given it. And so the audience terminated.

R. B. IRVING, Reporter.

REVIEW OF THE AWARD.

No. 1.

The most prominent place in our columns is due, and most readily given to the above statement from the Hon. Mr. Howe on the award of the Land Commission. From the outline given, we are not inclined to attach much importance to the award, but we attach great importance to the fact that the country is now relieved from suspense and anxiety with regard to a knowledge of its principles. For about two years the Government party have held out the most extravagant hopes and expectations as to the benefits which the tenantry would derive from the Commission,—we were told that all the arrears of rent would be forgiven—that the leasehold tenure would be speedily abolished—that all agitation and discontent would be set at rest regarding the Land Question, and that a peaceful, happy and prosperous career would be inaugurated in this Island by the award of the Commission. Such nonsense as this is even yet encouraged and propagated by members, supporters and parasites of the Government; the Governor cannot take a drive to air himself without an exhibition of this humbug taking place—some members of the Government getting an address passed to compliment themselves on their wonderful statesmanship in promoting the Commission; and the Governor—unfortunately for his reputation—is induced to give an approving response to the balderdash and misrepresentation uttered on the occasion. Now, we propose to shew beyond the shadow of doubt—in a series of articles to be published from time to time—that the Commission, as a means of settling the land question, and allaying all agitation arising out of it, is the most signal failure that could be imagined,—we shall prove that the tenant will get no relief from the award—that his case is even worse than it was before the Commission was appointed, by reason of the great encouragement given to the landlords in the authoritative recognition of their titles—in the assent given to their usurpation of the rights of the Crown and people, and in the exceedingly high price set upon Township lands. We shall also show that the scheme devised of converting the leasehold tenure into a freehold one by arbitration cannot be followed out except in very rare instances, and that then there must be great delay and expense attending any arrangement made under the scheme. We can also easily prove the injustice proposed to be done to the people of the Island with regard to the Loyalist claims and the Fishery reserves,—we shall discuss the policy of the existing Government regarding the Loan recommended by the Commisioners, as the first and most effectual panacea for the evils of the leasehold system,—and we are confident we shall show that, altogether, the award is of such a character as to render it impossible for the Legislature of this Island to confirm it. Before they attempt to take any action upon it, it will be our business to make the country thoroughly conversant with all its details. But before we begin this review we desire to say a few words touching the manner in which we obtained the information from Mr. Howe, and the conduct of that gentleman during his last short visit to Charlottetown.

Since it was known, several weeks ago, that the Commission had closed their labours at Rothsay, great anxiety was felt here to know what decision they had come to. It was believed that if the Government were not in possession of information touching the principles of the award, they were entitled to it, and might easily procure it from either one or all the Commissioners. If they did not get a copy of it officially, they might have obtained an abstract or outline of it, which they could have published without delay, to satisfy the natural curiosity of our people. We had some glimpses of the award from private correspondence; and as these were given to the public, the Government began to feel rather uneasy. Mr. Howe arrived on Saturday, the 17th inst.; no one expected him; but his arrival was very opportune, and has been the means of exploding all the gas about the Commission. He had not been here many hours before his attention was called to an article in the *Examiner* of the 12th, which purported to give a faint outline of the award. There were two or three slight inaccuracies in our article; but the Government were very sensitive, and Mr. Howe was advised to correct the inaccuracies; and he did so; but his correction did not materially lessen the value of our first statement, as the report of his own speech shows. Mr. Howe, with that frankness and ingenuousness so characteristic of the man, expressed his views freely the day after his arrival on the subject of the award. He considered it absurd and very unfair to the people of the Island to observe any secrecy about it, and he kindly volunteered the information to us which we gave to our readers in